

ATTACHMENT J6

# McEntire Air National Guard Station Natural Gas Distribution System

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# **J6 McEntire Air National Guard Station Natural Gas Distribution System**

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## **J6.1 McEntire Air National Guard Station Overview**

McEntire Air National Guard Station (ANGS) is located approximately 16 miles southwest of Columbia, South Carolina. It is owned by the US Government and is operated by the South Carolina Air National Guard. McEntire ANGS owns 2,344 acres and leases approximately 64 acres from the State of South Carolina. Additionally, there is a small parcel of privately owned land within the base boundary; however, neither the leased land nor the privately owned land contains utilities. The base is home to the 169<sup>th</sup> Fighter Wing, which flies the F-16 multi-role fighter. An Army National Guard aviation unit is also a tenant on the base. The base has a total 95 buildings: 90 industrial, 4 administrative and one services totaling 263,000 square feet. There is no family or transient housing. New facilities under construction include an addition to the avionics building (2,500 square feet) and replacement of the air traffic control tower and aircraft support equipment facility (14,600 square feet total). Additionally, seven facilities totaling approximately 21,000 square feet are scheduled for demolition in FY 2001. There are 550 full-time ANG personnel on base which increases to 1300 one weekend per month. Additionally, there is a small cadre of Army personnel on base, increasing to 400 every other weekend.

## **J6.2 Natural Gas Distribution System Description**

### **J6.2.1 Natural Gas Distribution System Fixed Equipment Inventory**

The McEntire Air National Guard Station natural gas distribution system consists of all appurtenances physically connected to the distribution system from the point in which the distribution system enters the Installation and Government ownership currently starts to the point of demarcation, defined by the Right of Way. The system may include, but is not limited to, pipelines, valves, regulators, and meters. The actual inventory of items sold will be in the bill of sale at the time the system is transferred. The following description and inventory is included to provide the Contractor with a general understanding of the size and configuration of the distribution system. The Government makes no representation that the inventory is accurate. The Contractor shall base its proposal on site inspections, information in the technical library, other pertinent information, and to a lesser degree the following description and inventory. Under no circumstances shall the Contractor be entitled to any service charge adjustments based on the accuracy of the following description and inventory.

#### **J6.2.1.1 Description**

Natural gas service is provided by South Carolina Electric & Gas and enters the base at a single point near the main gate. The configuration is a dead end system with gas delivered at 17 to 19 psig. The distribution system contains approximately 39,300 linear feet of PE pipe ranging from 1.25 inches to 6 inches in diameter. The pipe is buried at an average depth of three feet and is marked with tracer wire. The system contains 45 PE ball valves, 23 meters and 24 regulators. There is also a manually operated Apco propane backup station located near Building 1071 (standard model 25M/20L equipped with a WB-300 indirect fired, water bath type vaporizer and a maximum design capacity of 17,250 CFH.) The propane backup system also includes a one 30,000 gallon above ground storage

tank with capacity for a second tank, an LPG transport unload station; and a 300 gallon indirect fired water bath vaporizer. Base personnel indicate the capacity of the current natural gas distribution system is adequate for present and future needs.

### **J6.2.1.2 Inventory**

**Table 1** provides a general listing of the major natural gas distribution system fixed assets for the McEntire Air National Guard Station natural gas distribution system included in the sale.

**TABLE 1**  
Fixed Inventory  
Natural Gas Distribution System McEntire Air National Guard Station

<b>Item</b>	<b>Size (in.)</b>	<b>Quantity</b>	<b>Unit</b>	<b>Approximate Year of Construction</b>
<b>PE Gas Pipe</b>				
	1.25	4286	LF	1995
	1.25	320	LF	2000
	2	7286	LF	1995
	3	3078	LF	1995
	4	6986	LF	1995
	4	6210	LF	2000
	6	11158	LF	1995
<b>PE Ball Valves</b>				
	1.25	19	EA	1995
	1.25	1	EA	2000
	2	12	EA	1995
	3	3	EA	1995
	4	10	EA	1995
<b>Regulators</b>				
<b>Small</b>		4	EA	1995
<b>Medium</b>		9	EA	1995
<b>Large</b>		11	EA	1995
<b>Gas Meters (see description in J6.5)</b>				
		20	EA	1995
		3	EA	2000

Item	Size (in.)	Quantity	Unit	Approximate Year of Construction
<b>Manual Propane Backup System</b>				
Propane facility (natural gas assistance facility) is located near building 1071. Apco standard model 25M/20L equipped with a WB-300 indirect fired, waterbath type vaporizer. Maximum design capacity is 17,250 CFH of NG at 1,000 BTU/CF. The line pressure is 20 psig.. A six foot chain link fence surrounds the facility. Inventory includes: one 30,000 gallon above ground storage tank with capacity for a second tank; LPG transport unload station; 300 gallon indirect fired water bath vaporizer; propane-air mixer model 25M/20L; and a rotary type air compressor.	N/A	1	EA	1995
Notes: PVC = Polyvinyl chloride LF = Linear Feet EA = Each IN = Inches PSIG = Pounds per Square Inch CFH = Cubic Feet per Hour CF = Cubic Feet BTU = British Thermal Units LPG = Liquid Petroleum Gas				

## J6.2.2 Natural Gas Distribution System Non-Fixed Equipment and Specialized Tools

**Table 2** lists other ancillary equipment (spare parts) and **Table 3** lists specialized vehicles and tools included in the purchase. Offerors shall field verify all equipment, vehicles, and tools prior to submitting a bid. Offerors shall make their own determination of the adequacy of all equipment, vehicles, and tools.

**TABLE 2**

Spare Parts

Natural Gas Distribution System McEntire Air National Guard Station

Qty	Item	Make/Model	Description	Remarks
None				

**TABLE 3**

Specialized Vehicles and Tools

Natural Gas Distribution System McEntire Air National Guard Station

Description	Quantity	Location	Maker
None			

## J6.2.3 Natural Gas Distribution System Manuals, Drawings, and Records

**Table 4** lists the manuals, drawings, and records that will be transferred with the system.

Table 4

Manuals, Drawings, and Records  
Natural Gas Distribution System McEntire Air National Guard Station

Qty	Item Description	Remarks
1	Gas Distribution Master Plan	AutoCAD Release Version 2000
1	Operations Manual for the Propane Backup Station	

## J6.3 Specific Service Requirements

The service requirements for the McEntire Air National Guard Station natural gas distribution system are as defined in the Section C Description/Specifications/Work Statement. The following requirements are specific to the McEntire Air National Guard Station natural gas distribution system and are in addition to those found in Section C. If there is a conflict between requirements described below and Section C, the requirements listed below take precedence over those found in Section C.

?? Propane Backup Station - offeror should address procedures to convert from natural gas to propane and back to natural gas

## J6.4 Current Service Arrangement

?? Provider Name: South Carolina Electric & Gas

?? Average Annual Usage: 1,251 Mcf in 2000

?? Maximum Monthly Use: 254 Mcf in January

?? Minimum Monthly Use: 8 Mcf in July

## J6.5 Secondary Metering

### J6.5.1 Existing Secondary Meters

**Table 5** provides a listing of the existing (at the time of contract award) secondary meters that will be transferred to the Contractor. The Contractor shall provide meter readings for all secondary meters IAW Paragraph C.3 and J6.6 below.

**TABLE 5**

Existing Secondary Meters  
Natural Gas Distribution System McEntire Air National Guard Station

Meter Location (building number)	Meter Description (All gas meters/regulators are 1995 unless dated later)
62	Schlumberger Meter, model 400A, 398 @ 0.5" diff
84	Dresser Roots Meter, model 3M175, 3000

157	Schlumberger Meter, model 400A, 398 @ 0.5" diff Schlumberger Meter , model 250, 275 @ 0.5" diff
170	Schlumberger Meter, model 675A, 790 @ 0.5" diff
200	American Meter, model AL-1400, 1400 @ .5" diff
210	Dresser Roots Meter, model 3M175, 3000
212	Dresser Roots Meter, model 3M175, 3000
216	Schlumberger Meter, model 675A, 790 @ 0.5" diff
243	American Meter Meter, model AL-1400, 1400 @ .5" diff
249, year 2000	Schlumberger Meter, model 675A, 790 @ 0.5" diff American Meter, model AC-250, 250 @ 0.5" diff
251	Schlumberger Meter, model 675A, 790 @ 0.5" diff
252	American Meter Meter, model AL-1400, 1400 @ 0.5" diff
253	Dresser Roots Meter, model 3M175, 5000
257	American Meter Meter, model AL-1400, 1400 @ 0.5" diff
258	Schlumberger Meter, model 675A, 790 @ 0.5" diff
260	Schlumberger Meter, model 400A, 398 @ 0.5" diff
261, 262, 263, 264	Schlumberger Meter, model 1000A, 990 @ 0.5" diff
984, year 2000	Roots Gas Meter, model 5M175, 5000
1046	American Meter, model AL-1400, 1400 @ 0.5" diff
1070	American Meter, model AL-1400, 1400 @ .5" diff
1071	Schlumberger Meter, model 675A, 790 @ 0.5" diff

### **J6.5.2 Required New Secondary Meters**

The Contractor shall install and calibrate new secondary meters as listed in **Table 6**. New secondary meters shall be installed IAW Paragraph C.13 Transition Plan. After installation, the Contractor shall maintain and read these meters IAW Paragraphs C.3 and J6.6 below.

**TABLE 6**

New Secondary Meters

Natural Gas Distribution System McEntire Air National Guard Station

Meter Location (building number)	Meter Description
157	As Required
157	As Required
245	As Required
269	As Required
979	As Required
984	As Required
1040	As Required
1046	As Required
1053	As Required

## J6.6 Monthly Submittals

The Contractor shall provide the Government monthly submittals for the following:

1. Invoice (IAW G.2). The Contractor's monthly invoice shall be presented in a format proposed by the Contractor and accepted by the Contracting Officer. Invoices shall be submitted by the 25<sup>th</sup> of each month for the previous month. Invoices shall be submitted to the person identified at time of contract award.
2. Outage Report. The Contractor's monthly outage report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Outage reports shall be submitted by the 25<sup>th</sup> of each month for the previous month. Outage reports shall be submitted to the person identified at time of contract award.
3. Meter Reading Report. The monthly meter reading report shall show the current and previous month readings for all secondary meters. The Contractor's monthly meter reading report will be prepared in the format proposed by the Contractor and accepted by the Contracting Officer. Meter reading reports shall be submitted by the 15<sup>th</sup> of each month for the previous month. Meter reading reports shall be submitted to the person identified at time of contract award.
4. System Efficiency Report. If required by Paragraph C.3, the Contractor shall submit a system efficiency report in a format proposed by the Contractor and accepted by the Contracting Officer. System efficiency reports shall be submitted by the 25<sup>th</sup> of each month for the previous month. System efficiency reports shall be submitted to the person identified at time of contract award.

## J6.7 Energy Saving Projects

IAW Paragraph C.3 Requirement, the following projects have been implemented by the Government for conservation purposes. None

## J6.8 Service Area

IAW Paragraph C.4 Service Area, the service area is defined as all areas within the McEntire Air National Guard Station boundaries.

## J6.9 Off-Installation Sites

No off-installation sites are included in the sale of the McEntire Air National Guard Station natural gas distribution system.

## J6.10 Specific Transition Requirements

IAW Paragraph C.13 Transition Plan, **Table 7** provides a listing of service connections and disconnections required upon transfer.

**TABLE 7**

Service Connections and Disconnections

Natural Gas Distribution System McEntire Air National Guard Station

Location	Description
None	

## J6.11 Government Recognized System Deficiencies

**Table 8** provides a listing of system improvements that the Government has planned. The Government recognizes these improvement projects as representing current deficiencies associated with the McEntire Air National Guard Station natural gas distribution system. If the utility system is sold, the Government will not accomplish these planned improvements. The Contractor shall make a determination as to its actual need to accomplish and the timing of any and all such planned improvements. Capital upgrade projects shall be proposed through the Capital Upgrades and Renewals and Replacements Plan process and will be through Schedule L-3. Renewal and replacement projects will be recovered through Sub-CLIN AB.

**TABLE 8**

System Deficiencies

Natural Gas Distribution System McEntire Air National Guard Station

Project Location	Project Description
None	